

**Introduced by Senator Kehoe**

February 15, 2011

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An act to add Section 1940.4 to the Civil Code, relating to tenancy.

**LEGISLATIVE COUNSEL'S DIGEST**

SB 337, as introduced, Kehoe. Tenancy: noncommercial signs.

Existing law regulates the terms and conditions of residential tenancies. Existing law prohibits the governing documents of a common interest development from prohibiting the posting or displaying of noncommercial signs, posters, flags, or banners on or in an owner's separate interest, except as specified.

This bill would prohibit a landlord from prohibiting a tenant for posting or displaying noncommercial signs, posters, flags, or banners on or within any portion of a dwelling unit leased by the tenant, unless the posting or display would violate a local, state, or federal law.

Vote: majority. Appropriation: no. Fiscal committee: no.  
State-mandated local program: no.

*The people of the State of California do enact as follows:*

- 1     SECTION 1. Section 1940.4 is added to the Civil Code, to
- 2     read:
- 3     1940.4. (a) A landlord shall not prohibit a tenant from posting
- 4     or displaying noncommercial signs, posters, flags, or banners on
- 5     or within any portion of a dwelling unit leased by the tenant, unless
- 6     the posting or display would violate a local, state, or federal law.

1 (b) The Legislature finds and declares that this section is  
2 declaratory of existing law.

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